

## REQUEST FOR COUNCIL ACTION

### SUBJECT:

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST JORDAN OPPOSING THE LOCATION OF A NEW STATE PRISON WITHIN THE CITY.

### SUMMARY:

The Utah Legislature has announced that a site in the City of West Jordan has been selected as one of six finalist sites for the location and construction of a new State Prison. The multiplicity of adverse effects on the City and its property owners should the West Jordan site be selected for the Prison is great and daunting. The City should go on record by Resolution of the City Council opposing the selection of the West Jordan site for the new Prison because it can be demonstrated that the West Jordan site fails the legislature's four criteria for assessing the final six properties.

### FISCAL IMPACT:

Staff projects no fiscal impact as a result of the proposed Resolution.

### STAFF RECOMMENDATION:

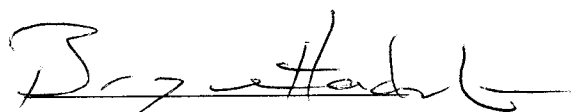
Staff recommends APPROVAL of the proposed Resolution.

### MOTION RECOMMENDED:

"I move that the City Council adopt and approve Resolution 14-~~232~~<sup>233</sup>, Opposing the Location of the new State Prison within the City."

Roll Call Vote    ☒ required.    ☐ not required.

Recommended by:



Bryce Haderlie  
Interim City Manager

Reviewed by:



Robert Thorup  
Deputy City Attorney

THE CITY OF WEST JORDAN, UTAH  
A Municipal Corporation

RESOLUTION NO. 14-~~232~~ **233**

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST JORDAN  
OPPOSING THE LOCATION OF A NEW STATE PRISON IN THE CITY

RECITALS

WHEREAS, the Legislature has designated a site in the western part of the City as one of six finalist potential sites for the location and construction of a new prison to replace the prison now located within Draper City; and

WHEREAS, the City was never contacted by the property owner of the potential prison site in advance of the selection of the potential site in West Jordan, and thus the selection was a complete surprise to the City; and

WHEREAS, the Legislature has adopted four (4) criteria for judging the final six potential sites, being:

1. Have any issues been discovered with the site to date that would make the site unreasonably difficult or costly to develop?
2. Is there an identified, compelling state interest that would likely be impaired by locating the correctional facility on the site being assessed?
3. Is the proposed site in the path of expected concentrations of population growth and increasing population density that will likely occur in the foreseeable future?
4. What is contemplated in the land use plan of the local community where the proposed site is located?; and

WHEREAS the City's growth over the past decade has rendered the land underlying the potential prison site in West Jordan highly valuable as the sight of imminent future residential and commercial development, such value being expected to be 2.5 times higher than the land underlying the finalist site in Tooele, for example. Thus the first legislative criterion fails with the West Jordan site; and

WHEREAS, the loss of this land to residential and excellent business development will cripple the City's future, eliminate a huge property tax base for the City, and put at naught the past years of economic development efforts

by the State and the City, and particularly in this part of the City. With the location of the Airport in West Jordan and the significant involvement by the State in leading and facilitating the development of the western part of the City, the second legislative criterion fails with the West Jordan site; and

WHEREAS General Plan and Zoning Map have contemplated and planned extensive residential and commercial development at and around the site in question; and several large and high technology businesses have located into the general area of the potential prison site, and several other similar businesses are contemplating such location in the near future, the third and fourth legislative criteria fail with the West Jordan site; and

WHEREAS, the historical zoning and planning by Draper City surrounding the current State Prison site give a good look at what would happen in West Jordan should a prison locate at the potential site. Draper has zoned a 1500 foot "dead zone" surrounding the current prison site wherein only limited development can take place, and excluding residential and many business uses. Thus the full impact of a prison location at the potential site in West Jordan would be the elimination of approximately 1000 acres of prime residential and high tech business development, thus again the third and fourth legislative criteria fail with the West Jordan site; and

WHEREAS, this property is on the market, and thus would be expected to develop to its highest and best use as prime residential and commercial development, with all the attendant benefits to the City and the State, within the near term, and not in some uncertain future time,

NOW THEREFORE, the City Council resolves as follows:

*Section 1.* The City of West Jordan strongly opposes the location of a new State Prison on land within the City of West Jordan because the West Jordan site fails all of the legislative criteria.

*Section 2.* Because the direct and indirect harms of such a prison location will cross jurisdictional boundaries, the City of West Jordan strongly encourages its neighboring cities and property owners to actively oppose the location of a new State Prison within the City of West Jordan.

*Section 3.* This resolution shall take effect immediately.

Adopted by the City Council of the City of West Jordan, Utah this 17th day of December, 2014.

CITY OF WEST JORDAN

ATTEST:

By: \_\_\_\_\_  
Mayor Kim V. Rolfe

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Melanie Briggs, City Recorder

**Voting by the City Council**

**"AYE"      "NAY"**

Jeff Haaga

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Judy Hansen

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Chris McConnehey

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Chad Nichols

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Ben Southworth

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Justin D. Stoker

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Mayor Kim V. Rolfe

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